



Report of Technical Review Committee

Docket #: PC 2006-033 Project Type: Secondary Plat TRC Meeting: 6/14/06
Project: The Preserve at Southlake, Section 4
Location: South side of CR 750N @ Sheek Rd.
Engineer: Schneider Corp. Representative(s): Michael Diamente, Schneider, and Mike Simon, Republic Development

TRC Members Present

Planning:
Ed Ferguson
Lowell Weber

Engineering & Sanitation:
Keith Meier - Sanitation

Fire Department:
Rodney Johnson

Police Department:

Parks Department:
Evan Springer

Other:
Diana Mercer – Indiana American Water

Minutes:

Diamente presented. Section 4 includes 45 lots on 16.9 acres in the west-central portion of the overall development. This section has approximately 360 feet of frontage along the south side of Worthsville Road (750N).
Weber moved. Johnson seconded. All ayes. Motion carried.

The Technical Review Committee, having reviewed the above plat/plans and related documents, makes the following report:

That the Plat and/or Plans have been prepared in accordance with the terms of the SUBDIVISION CONTROL, STORMWATER DRAINAGE AND ZONING ORDINANCES

With the following conditions:

- 1) Inspection agreement, performance guarantees, and dedications shall be executed with the BPWS prior to issuance of land alteration permit.
- 2) Sewer Availability Fee (SAF) shall be paid prior to issuance of building permit.
- 3) Landscape plans shall be subject to review and approval by the Planning Department.
- 4) All written comments listed in Fire Department's report shall be met. (attached)
- 5) Plat and plans shall be subject to further review and approval (including drainage plans and calculations) by the City Engineering Department.
- 6) Plat plans shall label 5 foot wide sidewalk along Worthsville Road (750N) frontage.
- 7) Sanitary sewer plans shall be subject to review by outside city consultant.